

## PROPERTY LOCATION

No	Alt No	Direction/Street/City
55		LOCKELAND AVE, ARLINGTON

## OWNERSHIP

OWNERSHIP		Unit #:
Owner 1:	DI NITTO CIVITA/TRUSTEE	
Owner 2:	CIVITA DI NITTO TRUST	
Owner 3:		
Street 1:	55 LOCKELAND AVE	
Street 2:		
Twn/City:	ARLINGTON	
St/Prov:	MA	Cntry
Postal:	02476	Own Occ: Y
		Type:

## PREVIOUS OWNER

Owner 1:	DI NITTO CIVITA -		
Owner 2:	LIFE ESTATE -		
Street 1:	55 LOCKELAND AVE		
Twn/City:	ARLINGTON		
St/Prov:	MA	Cntry	
Postal:	02476		

## NARRATIVE DESCRIPTION

This parcel contains .206 Sq. Ft. of land mainly classified as Two Family with a Multi-Conver Building built about 1933, having primarily Brick Veneer Exterior and 4791 Square Feet, with 2 Units, 2 Baths, 1 3/4 Bath, 0 HalfBath, 12 Rooms, and 6 Bdrms.

## OTHER ASSESSMENTS

Code	Descrip/No	Amount	Com. Int

## PROPERTY FACTORS

Item	Code	Description	%	Item	Code	Description
Z	R2	TWO FAMIL	100	water		
o				Sewer		
n				Electri		
Census:				Exmpt		
Flood Haz:						
D				Topo		
s				Street		
t				Gas:		

**LAND SECTION (First 7 lines only)**

[illegible]

Total AC/HA:	0.20645	Total SF/SM:	8993	Parcel LUC:	104	Two Family	Prime NB Desc	ARLINGTON	Total:	620,811	Spl Credit	Total:	620,800
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Disclaimer: This Information is believed to be correct but is subject to change and is not warranted.

Database: AssessPro - ArchiveProArling

apro

2023

## Residential

**CARD****ARLINGTON**

**APPRAISED:**

**USE VALUE:**

**ASSESSED:**

Total Card /

Total Parcel

1,529,500 /

**1,529,500**

**1,529,500 /**

**1,529,500**

**1,529,500 /**

**1,529,500**

## IN PROCESS APPRAISAL SUMMARY

Use Code	Land Size	Building Value	Yard Items	Land Value	Total Value
104	8993.000	901,300	7,400	620,800	1,529,500
<b>Total Card</b>	0.206	901,300	7,400	620,800	1,529,500
<b>Total Parcel</b>	0.206	901,300	7,400	620,800	1,529,500
<b>Source: Market Adj Cost</b>		<b>Total Value per SQ unit /Card:</b>		<b>319.28</b>	<b>/Parcel: 319.2</b>

## PREVIOUS ASSESSMENT

Tax Yr	Use	Cat	Bldg Value	Yrd Items	Land Size	Land Value	Total Value	Asses'd Value	Notes	Date
2022	104	FV	901,300	7400	8,993.	620,800	1,529,500		Year end	12/23/2021
2021	104	FV	858,000	7400	8,993.	620,800	1,486,200		Year End Roll	12/10/2020
2020	104	FV	858,000	7400	8,993.	620,800	1,486,200	1,486,200	Year End Roll	12/18/2019
2019	104	FV	668,900	7400	8,993.	655,300	1,331,600	1,331,600	Year End Roll	1/3/2019
2018	104	FV	667,300	6000	8,993.	482,900	1,156,200	1,156,200	Year End Roll	12/20/2017
2017	104	FV	626,100	6000	8,993.	462,200	1,094,300	1,094,300	Year End Roll	1/3/2017
2016	104	FV	626,100	6000	8,993.	427,700	1,059,800	1,059,800	Year End	1/4/2016
2015	104	FV	522,900	6000	8,993.	358,700	887,600	887,600	Year End Roll	12/11/2014

## SALES INFORMATION

[illegible]

## TAX DISTRICT

**PAT ACCT.**

## BUILDING PERMITS

[illegible]

### ACTIVITY INFORMATION

Date	Result	By	Name
1/20/2018	Inspected	BS	Barbara S
12/2/2017	MEAS&NOTICE	HS	Hanne S
6/16/2014	External Ins	PC	PHIL C
12/1/2008	Meas/Inspect	189	PATRIOT
12/16/1999	Inspected	264	PATRIOT
11/23/1999	Mailer Sent		
11/8/1999	Measured	264	PATRIOT
8/28/1992		JK	

Sign:
VERIFICATION OF VISIT NOT DATA
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Sign:

VERIFICATION OF VISIT NOT DATA

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More: N	Total Yard Items:	7,400	Total Special Features:		Total:	7,400
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